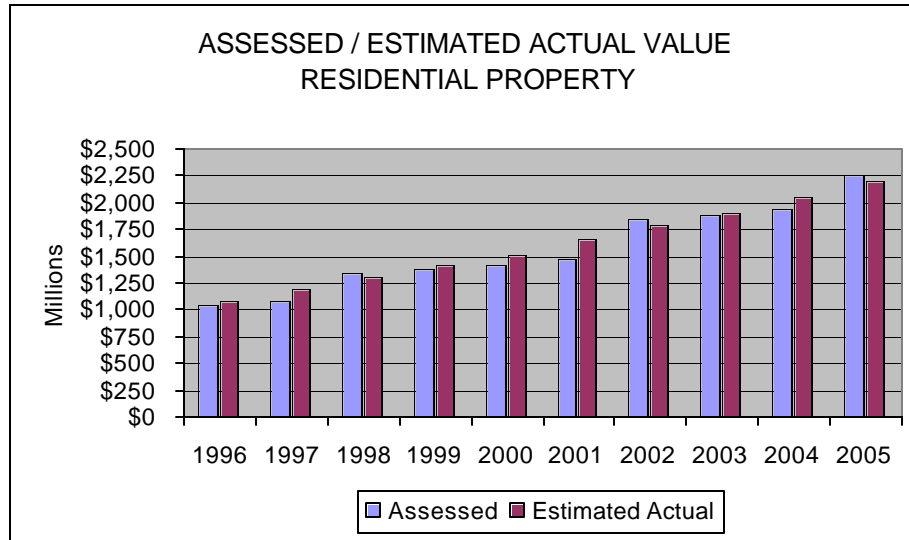


CITY OF EAU CLAIRE

TABLE 6
ASSESSED AND ESTIMATED ACTUAL VALUE
OF RESIDENTIAL PROPERTY
Last Ten Fiscal Years
(Dollars in Thousands)

	1996	1997	1998	1999	2000	2001	2002	2003	2004	2005
RESIDENTIAL										
Real property:										
Assessed value	\$1,051,573	\$1,076,577	\$1,345,786	\$1,379,766	\$1,418,484	\$1,468,692	\$1,848,411	\$1,884,731	\$1,936,665	\$2,253,490
Estimated actual value	1,081,740	1,197,482	1,300,087	1,415,248	1,504,694	1,658,487	1,790,786	1,902,182	2,051,612	2,205,284
Personal property: (1)										
Assessed value	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Estimated actual value	0	0	0	0	0	0	0	0	0	0
Total residential:										
Assessed value	\$1,051,573	\$1,076,577	\$1,345,786	\$1,379,766	\$1,418,484	\$1,468,692	\$1,848,411	\$1,884,731	\$1,936,665	\$2,253,490
Estimated actual value	1,081,740	1,197,482	1,300,087	1,415,248	1,504,694	1,658,487	1,790,786	1,902,182	2,051,612	2,205,284
Total all classes:										
Assessed value	\$1,689,647	\$1,783,616	\$2,205,335	\$2,277,611	\$2,335,150	\$2,429,573	\$2,981,695	\$3,048,956	\$3,128,530	\$3,615,850
Estimated actual value	1,722,952	1,958,436	2,140,250	2,321,055	2,480,574	2,708,721	2,889,295	3,105,363	3,330,561	3,546,277
Residential property as a percentage of total:										
Assessed value	62.24%	60.36%	61.02%	60.58%	60.74%	60.45%	61.99%	61.81%	61.90%	62.32%
Estimated actual value	62.78%	61.14%	60.74%	60.97%	60.66%	61.23%	61.98%	61.25%	61.60%	62.18%
Number of parcels										
Number of parcels	17,855	17,955	18,186	18,217	18,447	18,814	19,004	19,087	19,313	19,678
Number of parcels with improvements	15,603	15,758	15,943	16,193	16,413	16,729	17,034	17,219	17,513	17,745



NOTE: Property values shown are established at January 1 of the year preceding the fiscal years listed. They are the basis of the taxes collected and applied to the fiscal years listed. Values are for both Eau Claire and Chippewa counties. Tax incremental districts have been included.

(1) NOTE: Chapter 70 of the Wisconsin State Statutes exempts residential personal property from taxation.

Source: City of Eau Claire Assessor's Office, Statement of Changes in Equalized Values by Class & Item, as compiled by the Wisconsin Department of Revenue